Prepared by and Return to:
Realty Title and Escrow
6397 Goodman Rd, Suite 112
Olive Branch, MS 38654
(662)893-8077
File No. 06080061

3/01/06 9:33:57
BK 522 PG 143
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

WARRANTY DEED

Jerry W. Shelton   - Grantor(s)

Troy D. Guess and Teresa C. Guess   - Grantee(s)

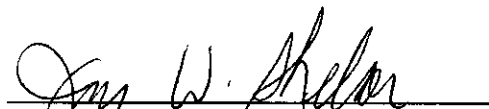FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable considerations, Jerry W. Shelton do hereby sell, convey and warrant unto Troy D. Guess and Teresa C. Guess, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

Lot 105, Section A, Desoto Village Subdivision, situated in Section 34, Township 1 South, Range 8 West, as shown on plat of record in Plat Book 7, Page 9 in the Chancery Clerk's Office of DeSoto County, Mississippi.

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

IT IS AGREED and understood that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the parties hereto agree to pay on the basis of an actual proration.
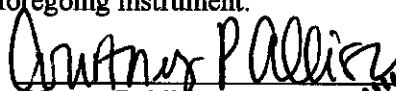
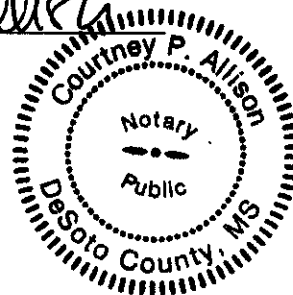WITNESS our signature this 28th day of February, 2006.

Jerry W. Shelton

STATE OF MISSISSIPPI
COUNTY OF DeSOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 28th day of February, 2006, within my jurisdiction, the within named Jerry W. Shelton, who acknowledged that he/she/they executed the above and foregoing instrument.

(Notary Public)

MY COMMISSION EXPIRES:
My commission expires:
AUGUST 18, 2009

Grantors' Address:
P.O. Box 11787
New Albany, MS 38652
H-901-849-3668
W-n/a

Grantees' Address:
2640 Pinehurst Cove
Horn Lake, MS 38637
H-662-280-7766
W-901-722-2232